

060.A

0003

0003.A

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTON

APPRAISED:

Total Card / Total Parcel

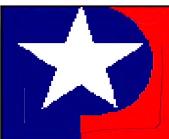
583,500 / 583,500

USE VALUE:

583,500 / 583,500

ASSESSED:

583,500 / 583,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
152		LOWELL ST, ARLINGTON

OWNERSHIP

Unit #: 152

Owner 1: REYNOLDS WILLIAM

Owner 2:

Owner 3:

Street 1: 152 LOWELL STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: N

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry

Postal:

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1890, having primarily Clapboard Exterior and 1923 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7041																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	578,800	4,700		583,500		155254
							GIS Ref
							GIS Ref
							Insp Date
							10/17/18

PREVIOUS ASSESSMENT								Parcel ID	060.A-0003-0003.A		USER DEFINED	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	102	FV	578,800	4700	.		583,500	Year end	12/23/2021			
2021	102	FV	561,400	4700	.		566,100	Year End Roll	12/10/2020			
2020	102	FV	552,600	4700	.		557,300	557,300 Year End Roll	12/18/2019			
2019	102	FV	514,100	4700	.		518,800	518,800 Year End Roll	1/3/2019			
2018	102	FV	453,400	4700	.		458,100	458,100 Year End Roll	12/20/2017			
2017	102	FV	412,300	4700	.		417,000	417,000 Year End Roll	1/3/2017			
2016	102	FV	412,300	4700	.		417,000	417,000 Year End	1/4/2016			
2015	102	FV	380,200	4700	.		384,900	384,900 Year End Roll	12/11/2014			

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	5301
MURPHY HOPE	25474-217		7/10/1995			No	No	F			

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
11/9/1992	600	Manual	2,000					REROOF	10/17/2018	Measured	DGM	D Mann
									5/6/2000	Mailer Sent	197	PATRIOT
									5/6/2000	Inspected	197	PATRIOT
									5/6/2000		197	PATRIOT

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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Total AC/Ha: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH											
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			CONDO CONVERSION 12/01/91, Building Number 1.															
Sty Ht: 2A - 2 Sty +Attic				A Bath:	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																		
Foundation: 3 - Brick or Stone				A 3QBth:	Rating:																		
Frame: 1 - Wood				1/2 Bath:	Rating:																		
Prime Wall: 2 - Clapboard				A HBth:	Rating:																		
Sec Wall: %				OthrFix:	Rating:																		
Roof Struct: 1 - Gable				OTHER FEATURES																			
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units 1															
Color: YELLOW				A Kits:	Rating:			Level FY LR DR D K FR RR BR FB HB L O															
View / Desir: N - NONE				Fpl:	Rating:			Other															
GENERAL INFORMATION				WSFlue:	Rating:			Upper															
Grade: C - Average				CONDOS INFORMATION				Lvl 2															
Year Blt: 1890	Eff Yr Blt:							Lvl 1															
Alt LUC:	Alt %:							Lower															
Jurisdict:	Fact: .																						
Const Mod:																							
Lump Sum Adj:																							
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN											
Avg Ht/FL: STD				Phys Cond: AV - Average	31%			Exterior:	No Unit	RMS	BRS	FL											
Prim Int Wal: 2 - Plaster				Functional:		%		Interior:	1	7	2	0											
Sec Int Wall: %				Economic:		%		Additions:															
Partition: T - Typical				Special:		%		Kitchen:															
Prim Floors: 3 - Hardwood				Override:		%		Baths:															
Sec Floors: %				Total:	31%			Plumbing:															
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:															
Subfloor:				Basic \$ / SQ: 305.00				Heating:															
Bsmnt Gar:				Size Adj.: 1.19602180				General:															
Electric: 3 - Typical				Const Adj.: 0.99989998				COMPARABLE SALES				SUB AREA											
Insulation: 2 - Typical				Adj \$ / SQ: 364.750				Rate	Parcel ID	Typ	Date	Sale Price	Code	Description	Area - SQ	Rate - AV	Undepr Value	SUB AREA DETAIL					
Int vs Ext: S				Other Features: 61175									GLA	Gross Liv Ar	1,923	364.750	701,415	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
Heat Fuel: 2 - Gas				Grade Factor: 1.00																			
Heat Type: 3 - Forced H/W				NBHD Inf: 1.10000002																			
# Heat Sys: 1				NBHD Mod:																			
% Heated: 100	% AC: 100			LUC Factor: 1.00																			
Solar HW: NO	Central Vac: NO			Adj Total: 838849																			
% Com Wal	% Sprinkled			Depreciation: 260043																			
				Depreciated Total: 578806																			
MOBILE HOME				WtAv\$/SQ:	AvRate:	Ind.Val:																	
Make: Model: Serial # Year: Color:				Juris. Factor:		Before Depr:	401.23	PARCEL ID 060.A-0003-0003.A				IMAGE				AssessPro Patriot Properties, Inc							
SPEC FEATURES/YARD ITEMS				Special Features: 0	Val/Su Net:	300.99																	
				Final Total: 578800	Val/Su SzAd:	300.99																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value					
4	Garage W/Lof	D	Y	1	10X22	A	AV	1930	29.00	T	40	102			3,800			3,800					
A2	WOOD SHD	D	Y	1	10X22	A	AV	1930	6.91	T	40	102			900			900					
More: N	Total Yard Items:	4,700	Total Special Features:		Total:	4,700																	